



Spotlight on Business

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Reach 6 East County communities!

Tuesday, February 23, 1999

Vol. 51, No. 50



East County
Real Estate &
Business

Free Classifieds

BULK RATE
U.S. POSTAGE
PAID
LA MESA, CA.
PERMIT NO. 188

THE LEMON GROVE

REVIEW



Can you be sure your child is safe?

by Supervisor Dianne Jacob

When Jasmine Miller's parents dropped their infant daughter off at daycare one summer, the thought probably hadn't crossed their minds that it would be the last time they would see little Jasmine alive.

Last week, Jasmine's daycare operator was convicted of murdering the six-month-old entrusted to her care.

Across town, the images of another family child care home tragedy are still fresh. A woman is accused of killing a 13-month-old boy named Oliver. According to news stories, he died of massive head injuries from severe shaking. In this case, Oliver Smith's mother had been unaware of complaints filed about the child care operator.

Today, many families of varying socio-economic status rely on child care providers of one type or another. In San Diego County, the vast majority of children are in family child care homes. While the majority of these are staffed by good care givers with the interests of the children at heart, the family child care home setting is unfortunately the same setting in which Jasmine and Oliver's parents left their infants thinking they were safe.

Although child care itself has received much recent attention because

of welfare reform -the safety and quality of child care has not been sufficiently addressed, nor has the current lack of parental information. Swift action must be taken now to make desperately needed change.

Increase state inspections

Family child care homes, although a popular choice among parents, are less frequently monitored than other child care alternatives such as child care centers.

Bathhouses are inspected quarterly. Bottled water companies are inspected monthly. California dairies are inspected every six months. By contrast, family child care homes are inspected only once every three years!

Elevators are inspected yearly. Massage parlors are inspected one or two times per year. Tattoo parlors are inspected at least once a year. And, over 2,500 hotels and motels in the County are inspected yearly. By contrast, family child care homes are inspected only once every three years!

Clearly, once every three years is not good enough! That's why my proposal calls for the county to work with the appropriate State agencies and child care experts to increase the frequency and quality of inspections. It's



Family child care homes are only inspected by the state once every three years. Is that enough?

imperative that we place a higher priority on the safety of our children than we do on bathhouses and "body art."

Develop a quality rating system

A "quality rating system," similar to the rating system used for restaurants, would provide a simple way for parents to find out how child care facilities measure up. Just like the big blue "A" in a restaurant window, a score on the child care rating scale would be a good indicator of the quality and safety of a child care facility.

Among the quality measures which
Continued on Page 2

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PUBLIC NOTICES

•El Cajon•

NOTICE OF APPLICATION
TO SELL ALCOHOLIC
BEVERAGES

Date of Filing Application
FEBRUARY 01, 1999
To Whom It May Concern:
The Name(s) of the Applicant(s)
is/are ALBERTSONS INC.
The applicants listed above are
applying to the Department of Alco-
holic Beverage Control to sell alco-
holic beverages at NE CORNER OF
BROADWAY AND E MAIN ST EL
CAJON CA

For the following type of Li-
cense 21 OFF-SALE GENERAL
SAN DIEGO
El Cajon Eagle
CNS10030 Feb 9 16 23 1999

•La Mesa•

NOTICE OF TRUSTEE'S SALE
TS No. 98-10800 Loan No. 7878767 Title
Order No. 03115819 Inves for Insurer No.
1659767510 APN No. 475-170-04-00 YOU
ARE IN DEFAULT UNDER A DEED OF
TRUST DATED 02/22/93 UNLESS YOU
TAKE ACTION TO PROTECT YOUR
PROPERTY IT MAY BE SOLD AT A PUBLIC
SALE. IF YOU NEED AN EXPLANA-
TION OF THE NATURE OF THE
PROCEEDING AGAINST YOU, YOU
SHOULD CONTACT A LAWYER. Notice is
hereby given that CTC Foreclosure Services
Corporation, as duly appointed trustee pur-
suant to the Deed of Trust executed by
MARILYN STUCZYNSKI, AN UNMARRIED
WOMAN dated 02/22/93 and recorded
02/26/93, as Instrument No. 93-123628, in
book page 1010 of Official Records in the
office of the County Recorder of San Diego
County, State of California, will sell on
03/02/99 at 12:00PM AT THE ENTRANCE
TO THE CITY HALL EAST 300 NORTH
COAST HIGHWAY OCEANSIDE, CA at
public auction, to the highest bidder for cash
or check as described below, payable in full
at time of sale, all right, title and interest
conveyed to and now held by it under said
Deed of Trust, in the property situated in
said County and State and as more fully de-
scribed in the above referenced Deed of
Trust. The street address and other common
designation, if any, of the real property de-
scribed above is purported to be 3972
APORE STREET, LA MESA, CA 91941. The
undersigned Trustee disclaims any liability
for any incorrectness of the street address
and other common designation, if any,
shown herein. The total amount of the un-
paid balance with interest thereon of the ob-
ligation secured by the property to be sold
plus reasonable estimated costs, expenses
and advances at the time of the initial pub-
lication of the Notice of Sale is \$188528. It
is possible that at the time of sale the opening
bid may be less than the total indebtedness
due. In addition to cash the Trustee will ac-
cept cashiers checks drawn on a state or
national bank, a check drawn by a state or
federal credit union or a check drawn by a
state or federal savings and loan associa-
tion, savings association or savings bank
specified in Section 5102 of the Financial
Code and authorized to do business in this
state. Said sale will be made in an "AS IS
condition, but without covenant or warranty
express or implied, regarding title, posses-
sion or encumbrances to satisfy the debt
secured by said Deed of Trust, plus fees,
charges and expenses of the Trustee and of
the trusts created by said Deed of Trust
dated CTC Foreclosure Services Corpora-
tion, 400 Countrywide Way, SV-88, Simi Val-
ley, CA 91305, Phone: (805) 520-5241 ext.
2686. Sale Information (805) 578-6618 By
S-Trustee Sale Officer.

CTC Foreclosure Services is a debt collector
attempting to collect a debt. Any information
obtained will be used for that purpose.
02/09/1999 02/16/1999 and 02/23/1999
CNS1678056

NOTICE OF PETITION
TO ADMINISTER
ESTATE OF
PATRICIA ANN HAMANN
CASE NO. P174166

To all heirs, beneficiaries, creditors,
contingent creditors, and persons
who may be otherwise interested in
the will or estate, or both, of PA-
TRICIA ANN HAMANN
A PETITION FOR PROBATE has
been filed by DANIEL LEE
HAMANN in the Superior Court of
California, County of SAN
DIEGO
THE PETITION FOR PROBATE
requests that DANIEL LEE
HAMANN be appointed as personal
representative to administer
the estate of the decedent
THE PETITION requests author-
ity to administer the estate under the Independent
Administration of Estates Act. (This authority
will allow the personal representative to take
many actions without obtaining court approval. Before taking certain very
important actions, however, the personal representative
will be required to give notice to interested persons
unless they have waived notice or consented to the proposed action.) The independent admin-
istration authority will be granted unless an interest-
ed person files an objection to the petition and shows
good cause why the court should not grant the au-
thority.

A HEARING on the petition will be held on
March 8, 1999 at 1:45
p.m. in Dept. 42 located at 220
W BROADWAY, San Diego, CA
92101
IF YOU OBJECT to the granting
of the petition, you should appear

at the hearing and state your
objections or file written objections
with the court before the hearing.
Your appearance may be in person
or by your attorney.
IF YOU ARE A CREDITOR or a
contingent creditor of the de-
ceased, you must file your claim
with the court and mail a copy to
the personal representative ap-
pointed by the court within four
months from the date of first
issuance of letters as provided in
Probate Code section 9100. The
time for filing claims will not ex-
pire before four months from the
hearing date noticed above.
YOU MAY EXAMINE the file
kept by the court. If you are a per-
son interested in the estate, you
may file with the court a Request
for Special Notice (form DE-154)
of the filing of an inventory and
appraisal of estate assets or of any
petition or account as provided in
Probate Code section 1250. A Re-
quest for Special Notice form is
available from the court clerk.
Attorney for petitioner:
KEITH L. MEEKER
7777 Alvarado Rd. Ste 270
La Mesa, CA 91941
(619) 461-2181

La Mesa Forum
Feb 18 23 & 25 1999

NOTICE OF
PUBLIC HEARING

NOTICE IS HEREBY GIVEN
that on Tuesday, March 9, 1999,
the La Mesa City Council will
hold a public hearing at 4:00 p.m.
in the City Council Chambers lo-
cated in the La Mesa City Hall at
8130 Allison Avenue to consider
the allocation of funding from the
Local Law Enforcement Block
Grant Program.
You are invited to attend and par-
ticipate in this public hearing. If
you have any questions regarding
this notice or the hearing de-
scribed herein, please contact
Captain Joslyn La Mesa Police
Department, at (619) 469-6111.
The City of La Mesa encourages
the participation of disabled indi-
viduals in the services, activities
and programs provided by the
City. Individuals with disabilities
who require reasonable accommo-
dation in order to participate in the
City Council meetings should con-
tact the City's Americans with
Disabilities coordinator. Phone:
(619) 469-4178.

Mary Kennedy
City Clerk

La Mesa Forum
Feb 23, 1999

•Lakeside•

CNS1684991

NOTICE OF PETITION
TO ADMINISTER
ESTATE OF: PATRICIA
L. MCMORRAN
CASE NO. P174152

To all heirs, beneficia-
ries, creditors, contingent
creditors, and persons who
may otherwise be interest-
ed in the will or estate, or
both, of: PATRICIA L.
MCMORRAN

A PETITION has been
filed by RICHARD A.
MCMORRAN in the Superi-
or Court of California,
County of San Diego.

THE PETITION requests
that RICHARD A.
MCMORRAN be appointed
as personal representative to
administer the estate of the
decedent.

THE PETITION requests
authority to administer the
estate under the Independent
Administration of Estates
Act. (This authority will
allow the personal repre-
sentative to take many
actions without obtaining
court approval. Before
taking certain very impor-
tant actions, however,
the personal representative
will be required to give
notice to interested per-
sons unless they have
waived notice or consented
to the proposed action.)
The independent admin-
istration authority will be
granted unless an interest-
ed person files an objec-
tion to the petition and
shows good cause why
the court should not grant
the authority.

A HEARING on the
petition will be held on
March 8, 1999 at 1:45
P.M. in Dept. 42 located at
220 West Broadway P.O.
Box 2724 San Diego CA
92112-2720.

IF YOU OBJECT to the
granting of the petition,
you should appear at the
hearing and state your
objections or file written
objections with the court
before the hearing. Your
appearance may be in
person or by your attorney.

IF YOU ARE A CREDI-
TOR or a contingent credi-
tor of the deceased, you
must file your claim with

the court and mail a copy
to the personal representa-
tive appointed by the court
within four months from
the date of first issuance of
letters as provided in sec-
tion 9100 of the California
Probate Code. The time for
filing claims will not expire
before four months from
the hearing date noticed
above.

YOU MAY EXAMINE
the file kept by the court.
If you are a person interest-
ed in the estate, you may
file with the court a formal
Request for Special Notice
of the filing of an inventory
and appraisal of estate
assets or of any petition or
account as provided in
section 1250 of the Cali-
fornia Probate Code. A
Request for Special Notice
form is available from the
court clerk.

Attorney for Petitioner:
Charles Scott
Barwick Rutherford &
Scott
2368 Second Avenue
San Diego CA 92101
02/18, 02/23, 02/25

•Lemon Grove•

NOTICE OF TRUSTEE'S SALE

TS No. 98-10800 Loan No. 7878767 Title
Order No. 03115819 Inves for Insurer No.
1659767510 APN No. 475-170-04-00 YOU
ARE IN DEFAULT UNDER A DEED OF
TRUST DATED 02/22/93 UNLESS YOU
TAKE ACTION TO PROTECT YOUR
PROPERTY IT MAY BE SOLD AT A PUBLIC
SALE. IF YOU NEED AN EXPLANA-
TION OF THE NATURE OF THE
PROCEEDING AGAINST YOU, YOU
SHOULD CONTACT A LAWYER.

A public auction sale to the highest bid-
der for cash, cashier's check drawn on
a state or national bank, check drawn
by a state or federal credit union, or a
check drawn by a state or federal sav-
ings and loan association, or savings
association, or savings bank specified
in Section 5102 of the Financial Code
and authorized to do business in this
state will be held by the duly appointed
trustee as shown below, of all right, title
and interest conveyed to and now held
by the trustee in the hereinafter de-
scribed property under and pursuant to
a Deed of Trust described below. The
sale will be made, but without covenant
or warranty, expressed or implied, re-
garding title, possession, or encum-
brances, to pay the remaining principal
sum of the note(s) secured by the Deed
of Trust with interest and late charges
thereon, as provided in the note(s), ad-
vances, under the terms of the Deed of
Trust, interest thereon, fees, charges
and expenses of the Trustee for the
total amount (at the time of the initial
publication of the Notice of Sale) rea-
sonably estimated to be set forth below.
The amount may be greater on the day
of sale.

TRUSTOR LARRY BONILLA AND
CONSTANCE J. BONILLA, husband
and wife Duly Appointed Trustee, EX-
ECUTIVE TRUSTEE SERVICES, INC.
Recorded 11/10/96 as Instrument No.
14392 in Book page of Official
Records in the office of the Recorder of
SAN DIEGO County, California. Date of
Sale 3/9/99 at 12:00 PM.
Place of Sale: AT THE ENTRANCE TO
THE CITY HALL EAST 300 NORTH
COAST HIGHWAY, OCEANSIDE, CA.
Amount of unpaid balance and other
charges: \$133,754.62 Street Address
or other common designation of real
property: 1936 WASHINGTON
STREET
LEMON GROVE, California 91945
APN # 577-12-13-00 The undersig-
ned Trustee disclaims any liability for
any incorrectness of the street address
or other common designation, if any,
shown above. If no street address or
other common designation is shown, di-
rections to the location of the property
may be obtained by sending a written
request to the beneficiary within 10
days of the date of first publication of
this Notice of Sale.
Date: February 08, 1999
EXECUTIVE TRUSTEE SERVICES,
INC.
15455 SAN FERNANDO MISSION
BLVD.
SUITE #208
MISSION HILLS, CA 91345
(818) 361-6998

TS No.: 19989077401436 Loan No.: 0102742517 FHA/VA/MI No.
NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED
OF TRUST, DATED 04/24/96, UNLESS YOU TAKE ACTION TO
PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE.
IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING
AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On March 16,
1999 at 10:00 AM, Lonestar Mortgage Services, L.L.C., as duly
appointed Trustee under and pursuant to Deed of Trust recorded
05/22/96, as Instrument No. 1996-0259755, in book, page, of Official
Records in the office of the County Recorder of SAN DIEGO County,
State of California. Executed by OLGA M. JONES, HUSBAND AND WIFE
AS JOINT TENANTS WILL SELL AT PUBLIC AUCTION TO HIGHEST
BIDDER FOR CASH OR CASHIER'S CHECK, (payable at time of sale
in lawful money of the United States) AT THE SOUTH ENTRANCE TO
THE COUNTY COURTHOUSE AT 220 WEST BROADWAY, SAN DIEGO,
CA. (NOTE: CASHIER'S CHECK(S) MUST BE MADE PAYABLE TO
LONESTAR MORTGAGE SERVICES, L.L.C. all right, title and interest
conveyed to and now held by it under said Deed of Trust in the property
situated in said County and State described as: As more fully described
in the above mentioned Deed of Trust APN# 503-482-90-00. The street
address and other common designation, if any, of the real property
described above is purported to be: 2100 REBECCA WAY, LEMON
GROVE, CA 91977. The undersigned Trustee disclaims any liability
for any incorrectness of the street address and other common designa-
tion, if any, shown herein. Said sale will be made, but without covenant
or warranty, expressed or implied, regarding title, possession, or en-
cumbrances, to pay the remaining principal sum of the note(s) secured
by said Deed of Trust, with interest thereon, as provided in said note(s),
advances, if any, under the terms of said Deed of Trust, fees, charges
and expenses of the Trustee and of the trusts created by said Deed of
Trust. The total amount of the unpaid balance of the obligation secured
by the property to be sold and reasonable estimated costs, expenses
and advances at the time of the initial publication of the Notice of Sale
is \$148,437.63. The beneficiary under said Deed of Trust heretofore
executed and delivered to the undersigned a written Declaration of
Default and Demand for Sale, and a written Notice of Default and
Election to Sell. The undersigned caused said Notice of Default and
Election to Sell to be recorded in the county where the real property
is located. Date: 02/15/99, Lonestar Mortgage Services, L.L.C., as
Trustee, BRUCE COCKLIN, Authorized Signature, FOR TRUSTEE'S SALE
INFORMATION PLEASE CALL: (916) 974-6099, 15000 Surveyor
Boulevard, Suite 250, Addison, Texas 75001, LONESTAR MORTGAGE
SERVICES, L.L.C., IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A
DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT
PURPOSE. NPP0059119, 02/23/99, 03/02/99, 03/09/99

KATHLEEN GOWEN
21699 223 99 32 99
LEMON GROVE REVIEW
CNS1684138

TS No. F-20343-DE Loan No.
40049359HERMOSO-VA Other
No.6708678 AP No. 480-661-49
NOTICE OF TRUSTEE'S SALE
UNDER DEED OF TRUST YOU
ARE IN DEFAULT UNDER A
DEED OF TRUST DATED Sep-
tember 12, 1989 UNLESS YOU
TAKE ACTION TO PROTECT
YOUR PROPERTY, IT MAY BE
SOLD AT A PUBLIC SALE. IF
YOU NEED AN EXPLANATION
OF THE NATURE OF THE
PROCEEDING AGAINST YOU,
YOU SHOULD CONTACT A
LAWYER. A STATEMENT OF
LEGAL RIGHTS FOLLOWS THE
END OF THIS NOTICE. NOTICE
is hereby given that QUALITY
LOAN SERVICE CORP., as
trustee, or successor trustee, or
substituted trustee pursuant to the
Deed of Trust executed by
FRILAN S. HERMOSO AND
SHIRLEY L. HERMOSO, HUS-
BAND AND WIFE, AS JOINT
TENANTS, and recorded on
9/15/89 as Instrument No. 89
499873, Page 0339 of Official
records in the office of the County
Recorder of SAN DIEGO County,
California, and pursuant to the
Notice of Default and Election to
Sell thereunder recorded 11/4/98
as Instrument No. 98-718404 of
said Official Records, WILL SELL
on 3/16/99 at 10:00 AM, AT THE
FRONT STEPS OF THE
COUNTY COURTHOUSE, 220
WEST BROADWAY, SAN DIEGO,
CA AT PUBLIC AUCTION TO
THE HIGHEST BIDDER FOR
CASH (payable at time of sale in
lawful money of the United
States), all right, title and interest
conveyed to and now held by it
under said Deed of Trust in the
property situated in said County
and State hereinafter described
as: As more fully described in the
above mentioned Deed of Trust.
The property address and other
common designation, if any, of the
real property described above is
purported to be: 2321
CHATSWOOD DRIVE, LEMON
GROVE, CA 92045. The undersig-
ned Trustee disclaims any liability
for any incorrectness of the
property address and other com-
mon designation, if any, shown
herein. The total amount of the
unpaid balance of the obligation
secured by the property to be sold
and reasonable estimated costs,
expenses and advances at the
time of the initial publication of the
Notice of Sale is \$147,526.32.
NOTE: BECAUSE THE BENEFIC-
IARY RESERVES THE
RIGHT TO BID LESS THAN THE
TOTAL DEBT OWED, IT IS
POSSIBLE THAT AT THE TIME
OF SALE, THE OPENING BID
MAY BE LESS THAN THE TO-
TAL DEBT OWED. In addition to
cash, the Trustee will accept a
cashier's check drawn on a state
or national bank, a check drawn by
a state or federal credit union or a
check drawn by a state or federal
savings and loan association,
savings association or savings
bank specified in Section 5102 of
the Financial Code and authorized
to do business in this state. In the
event tender other than cash is
accepted the Trustee may with-
hold the issuance of the Trustee's
Deed until funds become available
to the payee or endorsee as a
matter of right. Said sale will be
made, but without covenant or
warranty, express or implied,
regarding title, possession or en-
cumbrances, to satisfy the debt
secured by said Deed, with interest
thereon as provided in said Note,
fees, charges and expenses of the
trustee and the trusts created by
said Deed of Trust. WE ARE
ASSISTING THE BENEFICIARY
TO COLLECT A DEBT AND ANY

INFORMATION WE OBTAIN
WILL BE USED FOR THAT
PURPOSE BY EITHER OUR-
SELVES OR THE BENEFICIARY,
WHETHER RECEIVED ORALLY
OR IN WRITING DATED February
18, 1999 Quality Loan Service
Corp., as said Trustee 1650 East
Fourth Street, Second Floor Santa
Ana, CA 92701 (714) 285-9962
0488 Non Sale Information Only
Jon Klein Sr. Trustee's Sale
Technician QPP 35111/2/3, 32,
3/9/99

•Santee•

NOTICE OF PETITION
TO ADMINISTER
ESTATE OF
THELMA E. RUSSELL
CASE NO. P174109

To all heirs, beneficiaries, credi-
tors, contingent creditors, and per-
sons who may be otherwise
interested in the will or estate or
both of THELMA EVONNE
RUSSELL aka THELMA E.
RUSSELL
A PETITION FOR PROBATE has
been filed by LUCINDA MIL-
LAR in the Superior Court of Cal-
ifornia, County of SAN DIEGO.
THE PETITION FOR PROBATE
requests that LUCINDA MILLAR
be appointed as personal repre-
sentative to administer the estate of
the decedent.

THE PETITION requests the
decendant's will and codicils, if
any, be admitted to probate. The
will and any codicils are available
for examination in the file kept by
the court.
THE PETITION requests author-
ity to administer the estate under
the Independent Administration of
Estates Act. (This authority will
allow the personal representative
to take many actions without ob-
taining court approval. Before tak-
ing certain very important actions,
however, the personal representa-
tive will be required to give notice
to interested persons unless they
have waived notice or consented
to the proposed action.) The inde-
pendent administration authority
will be granted unless an interest-
ed person files an objection to the
petition and shows good cause
why the court should not grant the
authority.

A HEARING on the petition has
been continued from MAR 1,
1999 to MAR 22, 1999 at 1:45
p.m. in Dept. 42 located at 220
W BROADWAY, San Diego, CA
92101.

IF YOU OBJECT to the granting
of the petition, you should appear
at the hearing and state your ob-
jections or file written objections

with the court before the hearing.
Your appearance may be in person
or by your attorney.
IF YOU ARE A CREDITOR or a
contingent creditor of the de-
ceased, you must file your claim
with the court and mail a copy to
the personal representative ap-
pointed by the court within four
months from the date of first is-
suanace of letters as provided in
Probate Code section 9100. The
time for filing claims will not ex-
pire before four months from the
hearing date noticed above.

YOU MAY EXAMINE the file
kept by the court. If you are a per-
son interested in the estate, you
may file with the court a Request
for Special Notice (form DE-154)
of the filing of an inventory and
appraisal of estate assets or of any
petition or account as provided in
Probate Code section 1250. A Re-
quest for Special Notice form is
available from the court clerk.
Attorney for petitioner:
MICHAEL G. PERDUE
5973 Avenida Encinas, Suite 200
Carlsbad, CA 92008
(760) 930-9668

Santee Star
Feb 18 23 & 25 1999

NOTICE OF TRUSTEE'S SALE TS
No. 98-16522 IMPORTANT NOTICE
TO PROPERTY OWNER YOU ARE
IN DEFAULT UNDER A DEED OF
TRUST, DATED April 10, 1998
UNLESS YOU TAKE ACTION TO
PROTECT YOUR PROPERTY, IT
MAY BE SOLD AT A PUBLIC
SALE. IF YOU NEED AN EXPLANA-
TION OF THE NATURE OF THE
PROCEEDING AGAINST YOU,
YOU SHOULD CONTACT A LAWYER.
On March 8, 1999 at 10:00
A.M. San Diego Foreclosure Ser-
vices, Inc., as duly appointed trustee
under and pursuant to Deed of Trust
recorded April 24, 1998 as inst. No.
1998-0234606 in book xxx, page xxx,
of Official Records in the office of
the County Recorder of San Diego
County, State of California, executed
by Mark H. Rutter and Kelly I.
Rutter, Husband and Wife as joint
tenants, will sell at public auction to
highest bidder for cash, (payable at
time of sale in lawful money of the
United States) at the front entrance
to 3737 Camino Del Rio South of the
Mission Valley Corporate Center,
San Diego, CA 92108, all right, title
and interest conveyed to and now
held by it under said Deed of Trust in
the property situated in said County
and State described as: As more
fully described in above referenced
deed of trust. Assessor's parcel
number is purported to be 380-402-
12-00. The street address and other
common designation, if any, of the
real property described above is
purported to be: 9779 Dornier road,
San Diego, California. The undersig-
ned Trustee disclaims any liability for
any incorrectness of the street address
and other common designation, if
any, shown herein. Said sale will be
made, but without covenant or
warranty, express or implied, regard-
ing title, possession, encumbrances,
including fees, charges and ex-
penses of the Trustee and of the
trusts created by said Deed of Trust.

to pay the remaining principal sum
of the note(s) secured by said Deed
of Trust to wit: \$47,000.00, with
interest thereon from September 23,
1998 at 7% per annum as provided
in said note(s) plus costs and any
advances of \$54.88 with interest as
of the first date of publication. The
beneficiary under said Deed of Trust
heretofore executed and delivered to
the undersigned a written Declara-
tion of Default and Demand for Sale
and a written Notice of Default and
Election to Sell to be recorded in the
county where the real property is
located. Dated: February 3, 1999
San Diego Foreclosure Services,
Inc. as said Trustee 3737 Camino
Del Rio So. #207 San Diego
California 92108 (619) 284-9221 By
Sally R. Clark President
02/09/99 16 23/99 R 63215

NOTICE OF TRUSTEE'S SALE TS No.
19980320226 Loan No. 000653507
PHAVAM NO. 04-330758 YOU ARE
IN DEFAULT UNDER A DEED OF TRUST DATED
07/19/1995 UNLESS YOU TAKE ACTION TO
PROTECT YOUR PROPERTY IT MAY BE
SOLD AT A PUBLIC SALE. IF YOU NEED AN
EXPLANATION OF THE NATURE OF THE
PROCEEDING AGAINST YOU, YOU SHOULD
CONTACT A LAWYER. On 03/02/1999 at 10:00
A.M. Lonestar Mortgage Services, L.L.C., as
duly appointed Trustee under and pursuant to Deed
of Trust recorded 07/21/1995, as Instrument No.
1995-0312730 in book --, page --, of Official
Records in the office of the County Recorder of
San Diego County, California. Executed by
Kevin W. Grogg, a single man and Christina M.
Smith, a single woman will sell at public auction to
the highest bidder for cash or cashier's check (payable
at time of sale in lawful money of the United States)
at the South entrance to the County Courthouse,
220 West Broadway, San Diego, CA. (Note:
Cashier's check(s) must be made payable to
Lonestar Mortgage Services, L.L.C. all right, title
and interest conveyed to and now held by it under
said Deed of Trust in the property situated in said
County and State described as: As more fully
described in the above mentioned Deed of Trust
APN # 384-043-08-16. The street address and
other common designation, if any, of the real
property described above is purported to be: 8847
Tambory Court #D Santee, California 92071. The
undersigned Trustee disclaims any liability for any
incorrectness of the street address and other
common designation, if any, shown herein. Said
sale will be made, but without covenant or warranty,
expressed or implied, regarding title, possession or
encumbrances, to pay the remaining principal sum
of the note(s) secured by said Deed of Trust, with
interest thereon, as provided in said note(s),
advances, if any, under the terms of said Deed of
Trust, fees, charges and expenses of the Trustee
and of the trusts created by said Deed of Trust.
The total amount of the unpaid balance of the ob-
ligation secured by the property to be sold and
reasonable estimated costs, expenses and
advances at the time of the initial publication of the
Notice of Sale is \$77,802.51. The beneficiary under
said Deed of Trust heretofore executed and
delivered to the undersigned a written Declaration
of Default and Demand for Sale, and a written
Notice of Default and Election to Sell. The
undersigned caused said Notice of Default and
Election to Sell to be recorded in the county where
the real property is located. Lonestar Mortgage
Services, L.L.C., as Trustee, Bruce Cocklin,
Authorized Signature, Address: 15000 Surveyor
Boulevard, Suite 250, Addison, Texas, 75001. For
Trustee's Sale Information please call 916-387-
7728. DUE: 02/09/1999 LONESTAR MORTGAGE
SERVICES, L.L.C. IS A DEBT COLLECTOR
ATTEMPTING TO COLLECT A DEBT. ANY
INFORMATION OBTAINED WILL BE USED FOR
THAT PURPOSE. ASAP346300 02/09,
02/16, 02/23

Come and visit sometime:
www.forumpubs.com

CITY OF SANTEE

STATE OF CALIFORNIA

NOTICE TO CONTRACTORS INVITING BIDS

The City of Santee, CITY, invites sealed bids for:

CITYWIDE SPEED HUMP INSTALLATIONS

CIP 98-11

Sealed bids will be received at the Office of the City Clerk, 10601 Magnolia Avenue, Santee, CA, until
2:00 PM on March 9, 1999, at which time they will be publicly opened and read aloud at said office.
Engineers Estimate of the work is as follows:

Item No.	Item Description	Quantity/Unit
1	Install Citywide Speed Humps at the various locations in the City as denoted on the plans	48/Each
2	Install W37 Bump(s) ahead and W6 15 MPH signs on Unistrut post	20/Each
3	Install W37 Bump(s) ahead and W6 15 MPH signs on existing street light pole	1/Each
4	Install Bump pavement legend	96/Each
5	Install 12" White Pavement Chevrons (4 per speed hump)	3 936/SF
6	Install Type D two-way yellow reflective markers	144/Each
7	Provide Speed Hump templates	2/Each
8	Traffic Control	Lump Sum

Work To Be Done includes the furnishing of all labor, materials, incidentals, and equipment necessary for installing the speed humps, signs and pavement markings at the various locations citywide denoted on the plans including but not limited to AC hump, signing and striping, and traffic control.

Contract Documents: Including Plan Specifications and Proposal Forms, may be examined and/or purchased for a non-refundable fee of \$15.00 per set at the Department of Development Services, 10601 Magnolia Avenue, Santee, CA 92071-1266. Contract documents will be mailed for an additional charge of \$5.00 per set.

Each Bid Must Be Submitted in a sealed envelope bearing on the outside the name of bidder, his address, the name of the project for which the bid is submitted. If forwarded by mail, the sealed envelope containing the bid must be enclosed in another envelope addressed to the City Clerk, City of Santee, 10601 Magnolia Avenue, Santee, CA 92071-1266.

Each Bidder Must Submit a proposal to the City Clerk on standard forms furnished by the Department of Development Services. Said proposal is to be accompanied by a cash deposit, a certified or cashier's check, or a bidder's bond, made payable to the City of Santee, in an amount not less than 10 percent of the total bid submitted.

The Successful Bidder will be required to furnish a faithful performance bond in the amount of 100 percent of the contract price, and a material and labor bond in the amount of 100 percent of the contract price.

The City Council reserves the right to reject any or all bids and to waive any informality or irregularity in any bid received and to be the sole judge of the merits of the respective bids received. The award, if made, will be made to the lowest responsible bidder.

Monies Withheld by the City to ensure performance under the contract may be released in accordance with Public Contract Code Section 22300 and these contract documents.

The Successful Bidder shall possess a Class "A" (General Engineering), Class C-12 (Earthwork & Paving) or C-32 (Parking and Highway Improvements) license at the time this contract is awarded.

The Prevailing Wage Scale is determined by the State of California Department of Industrial Relations, copies of which are on file in the office of the Director of Development Services. The successful bidders shall not pay less than the prevailing wage.

CARY P. STEWART PE
City Engineer

The City of Santee complies with the American Disabilities Act. If you require reasonable accommodations for the bid opening, please contact the Department Services Department 258-4100, extension 188, at least 48 hours prior to the meeting.

Santee

New!

Free Tuesday Living Box Ads

Free!

PACIFIC COAST WRESTLING FEDERATION GYM located at 105 West 35th Street in National City. Grand opening will be Saturday, Feb. 27 from 10 a.m. through 4 p.m. Festivities include refreshments, live demonstrations and early registration. Information: 619-474-5703

CHILD'S WHEELCHAIR Busnell hot pink with arm extensions, excellent condition. \$900. 698-8594

PHOTOGRAPHY Affordable photography for weddings, models, actors and musicians. Call Parmer PhotoGraphics for a free consultation. 619-258-9144

HOUSE CLEANING SERVICE A sparkling clean home - guaranteed! Refs. Karen 443-2656

STAINED GLASS Custom made and repair. Glenn Boeck 619-448-4452

PUBLIC NOTICES

•Santee•

NOTICE OF TRUSTEE'S SALE TS No. 199805340274 Loan No. 4254826 FHAM/MI No. LHM446-2251805 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 11/15/1995 UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY. IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 03/02/1999 at 10:00 AM, Lonestar Mortgage Services, L.L.C., as duly appointed Trustee under and pursuant to Deed of Trust recorded 11/27/1995, as Instrument No. 1995-0534340 in book - page 1886, of Official Records in the office of the County Recorder of San Diego County, State of California, Executed by Michael R. Allen and Debbie L. Allen, husband and wife as Joint Tenants will sell at public auction to highest bidder for cash or cashier's check (payable at time of sale in lawful money of the United States) at the South entrance to the County Courthouse, 220 West Broadway, San Diego, CA (Note: Cashier's check(s) must be made payable to Lonestar Mortgage Services, L.L.C. all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State described as: As more fully described in the above mentioned Deed of Trust APN # 380-462-04-00. The street address and other common designation, if any, of the real property described above is purported to be: 9783 Castaic Court, Santee, California 92071. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$131,269.93. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. Lonestar Mortgage Services, L.L.C., as Trustee, Bruce Cocklin, Authorized Signature, Address: 15000 Surveyor Boulevard, Suite 250, Addition, Texas 75001. For Trustee's Sale information please call 916-387-7728. Date: 02/06/1999 LONESTAR MORTGAGE SERVICES, L.L.C. IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. ASAP34623 02/09, 02/16, 02/23

NOTICE OF TRUSTEE'S SALE TS No. 1997035861052 Loan No. 348390 FHAM/MI No. 5000283 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 03/21/1996 UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY. IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 03/16/1999 at 10:00 AM, Lonestar Mortgage Services, L.L.C., as duly appointed Trustee under and pursuant to Deed of Trust recorded 03/21/1996, as Instrument No. 1996-0151886, in book - page 982, of Official Records in the office of the County Recorder of San Diego County, State of California, Executed by Donald J. King and Catherine M. King, husband and wife as Joint Tenants will sell at public auction to highest bidder for cash or cashier's check (payable at time of sale in lawful money of the United States) at the South entrance to the County Courthouse, 220 West Broadway, San Diego, CA (Note: Cashier's check(s) must be made payable to Lonestar Mortgage Services, L.L.C. all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State described as: As more fully described in the above mentioned Deed of Trust APN # 381-342-23-00. The street address and other common designation, if any, of the real property described above is purported to be: 10754 Greenacres Street, San Diego, California 92171. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$166,730.22. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. Lonestar Mortgage Services, L.L.C., as Trustee, Bruce Cocklin, Authorized Signature, Address: 15000 Surveyor Boulevard, Suite 250, Addition, Texas 75001. For Trustee's Sale information please call 916-387-7728. Date: 02/19/1999 LONESTAR MORTGAGE SERVICES, L.L.C. IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. ASAP34623 02/09, 02/16, 02/23

tors, contingent creditors, and persons who may be otherwise interested in the will or estate, or both, of **DAVID ALLEN LONG**, aka **DAVID LONG**. A PETITION FOR PROBATE has been filed by PUBLIC ADMINISTRATOR in the Superior Court of California, County of SAN DIEGO. THE PETITION FOR PROBATE requests that PUBLIC ADMINISTRATOR be appointed as personal representative to administer the estate of the decedent. THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

A HEARING on the petition will be held on MAR 29 1999 at 1:45 p.m. in Dept. 42 Room 4003 located at 220 W. BROADWAY, San Diego, CA 92101-3409. IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney. IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within four months from the date of first issuance of letters as provided in Probate Code section 9100. The time for filing claims will not expire before four months from the hearing date noticed above. YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk. Attorney for petitioner: **CHERYL K. CARTER, DEPUTY COUNTY COUNSEL**, 5201-A Ruffin Road, San Diego, CA 92123 619-694-3500 c112968

Santee Star Feb. 23 & March 2, 1999

•Spring Valley•

NOTICE OF TRUSTEE'S SALE TS No. 1997053402638 Loan No. 1760443 FHAM/MI No. LHM 2156090 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 06/17/1993 UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY. IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 03/02/1999 at 10:00 AM, Lonestar Mortgage Services, L.L.C., as duly appointed Trustee under and pursuant to Deed of Trust recorded 06/17/1993, as Instrument No. 1993-0401176, in book - page - of Official Records in the office of the County Recorder of San Diego County, State of California, Executed by Alfred T. Rankin II and Catherine Rankin, husband and wife as Joint Tenants will sell at public auction to highest bidder for cash or cashier's check (payable at time of sale in lawful money of the United States) at the South entrance to the County Courthouse, 220 West Broadway, San Diego, CA (Note: Cashier's check(s) must be made payable to Lonestar Mortgage Services, L.L.C. all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State described as: As more fully described in the above mentioned Deed of Trust APN # 583-541-14-00. The street address and other common designation, if any, of the real property described above is purported to be: 8904 Tayler Avenue, Spring Valley, California 91977. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$166,730.22. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. Lonestar Mortgage Services, L.L.C., as Trustee, Bruce Cocklin, Authorized Signature, Address: 15000 Surveyor Boulevard, Suite 250, Addition, Texas 75001. For Trustee's Sale information please call 916-387-7728. Date: 02/19/1999 LONESTAR MORTGAGE SERVICES, L.L.C. IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. ASAP34623 02/09, 02/16, 02/23

NOTICE OF PETITION TO ADMINISTER ESTATE OF DAVID ALLEN LONG, aka DAVID LONG CASE NO. P174162

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may be otherwise interested in the will or estate, or both, of **BETTY JUNE BALL**, CASE NO. P174142

CALIFORNIA AUCTION AD

NOTICE IS HEREBY GIVEN that the contents of the following storage units will be offered for sale by public auction to highest bidder for enforcement of storage lien. The auction will be held on March 11, 1999 at 10:30 a.m. Location: Storage USA reserves the right to refuse any bid or cancel auction. Terms: Cash. Storage USA reserves the right to refuse any bid or cancel auction. Name of Auctioneer: William K. Ritch Bond # A292. The following inventories are scheduled for auction and may contain but are not limited to: clothing, furniture, books, children's toys, household items, etc. Units: Sylvia Rios - L011, Monica Burton - KG03, Frank Nava - K015, Trisha & Aaron Salyer - H111, Jacqueline & Ebony Robinson - H102, Pam Okrasa - H101, Roy Dee Rodgers - HD01, Jerome Diller - H010, Teresa Robinson - GK01 & L035, Victor Branch - GG01, Connie Shaw - G001, George Daskalakis - G001, Antrea Mack - F105, Jesusa Ferreras - F001, Wayne Uhm - F021, Theo Garcia - F008, Stanley McSwain - DC10, Paul Varela - DB03, Jose Huert & Robin Sanchez - BD05, Daffner Frost - B401, Anthony Arriaga - B031, Catherine Agnus Hernandez - AE04, Gale Parisi - AE03

Spring Valley Bulletin Feb. 23 & March 2, 1999

NOTICE OF TRUSTEE'S SALE Trustee Sale No. 700851 Loan No. 0814134318 Trust Order No. 9877699-11 APN 505-530-15-00 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 7/21/92 UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY. IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 02/26/1999 at 10:00 AM, Lonestar Mortgage Services, L.L.C., as duly appointed Trustee under and pursuant to Deed of Trust recorded 7/29/92, as Instrument No. 1992-0471444 of Official Records in the office of the Recorder of San Diego County, California, executed by Francis D. Lumen, a single man as Trustee, Great Western Bank, a federal savings bank, as Beneficiary, will sell at public auction to the highest bidder for cash (payable at time of sale in lawful money of the United States) by cash, a cashier's check drawn by a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association savings association or savings bank specified in section 5102 of the Financial Code and authorized to do business in this state will be held at the entrance to the East County Regional Center by Trustee: 250 E. Main Street El Cajon California all right title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State described as: Completely described in said Deed of Trust. The street address and other common designation, if any, of the real property described above is purported to be: 918 La Presa Avenue, Spring Valley, CA 92077. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, condition or encumbrances, including fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust to pay the remaining principal sum of the note(s) secured by said Deed of Trust to wit \$53,204.70 with interest thereon from 02/01/1998 @ 10.875 % per annum as provided in said note(s) plus cost and any advances with interest ESTIMATED TOTAL DEBT \$63,511.99. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. For sales information: Mon-Fri 9:00am to 5:00pm (619)590-9200. Call Western Reconveyance Corporation 525 East Main Street P.O. Box 20004 El Cajon, CA 92022-9004 (619) 590-9200. Dated February 5, 1999 Call Western Reconveyance Corporation By: Gail McAllister Authorized Signature, Trustee Sale Officer: Gail A. McAllister Ext. 3020 Pub. 02/09/99 02:16:59 02/23/99 CNS1678028

NOTICE OF PETITION TO ADMINISTER ESTATE OF BETTY JUNE BALL CASE NO. P174142

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may be otherwise interested in the will or estate, or both, of **BETTY JUNE BALL**, CASE NO. P174142. A PETITION FOR PROBATE has been filed by JOHN DELBERT BALL, JR. in the Superior Court of California, County of SAN DIEGO. THE PETITION FOR PROBATE requests that JOHN DELBERT BALL, JR. be appointed as personal representative to administer the estate of the decedent. THE PETITION requests the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.

THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

A HEARING on the petition will be held on MAR 8, 1999 at 1:45 p.m. in Dept. 42 located at 220 W. BROADWAY, San Diego, CA 92101. IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney. IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within four months from the date of first issuance of letters as provided in Probate Code section 9100. The time for filing claims will not expire before four months from the hearing date noticed above. YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk. Attorney for petitioner: **GRADY S. MULDER ESQ**, 8550 LAMAR BLVD, LAMAR, CA 91941-3958 (619) 460-2220

Spring Valley Bulletin Feb. 18, 23 & 25 1999

NOTICE OF TRUSTEE'S SALE TS No. E304671 Unit Code E Loan No. 0401725/PENNY AP No. 579-372-18 SONOMA CONVEYANCING CORPORATION, as duly appointed Trustee under the following described Deed of Trust WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH (in the forms which are lawful tender in the United States) and/or the cashiers' certified or other checks, specified in Civil Code Section 2924a (payable in full at the time of sale to T.D. Service Company), all right, title and interest conveyed to and now held by it under said Deed of Trust in the property hereinafter described. Trustee: **MARK E. PENNY, SHARON D. PENNY** Recorded: November 10, 1994 as Instr. No. 1994-654402 in Book - Page - of Official Records in the office of the Recorder of SAN DIEGO County, pursuant to the Notice of Default and Election to Sell, thereunder recorded, October 10, 1995 as Instr. No. 1995-0455310 in Book - Page - of Official Records in the office of the Recorder of SAN DIEGO County. YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED NOVEMBER 3, 1994 UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY. IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. 1604 SAN MIGUEL AVE. SPRING VALLEY, CA 91977. (If a street address or common designation of property is shown above no warranty is given as to its completeness or correctness). Said sale of property will be made in as is condition without covenant or warranty, expressed or implied, regarding title, possession or encumbrances to pay the remaining principal sum of the note(s) secured by said Deed of Trust with interest as in said note provided advances if any under the terms of said Deed of Trust - fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. Said sale will be held on MARCH 9, 1999 AT 10:30 A.M. AT THE ENTRANCE TO THE CITY OF OCEANSIDE, ANNEX 321 NEVADA ST. OCEANSIDE, CA. At the time of the initial publication of this notice the total amount of the unpaid balance of the obligation secured by the above described Deed of Trust

and estimated costs, expenses and advances is \$189,287.10. It is possible that at the time of sale the opening bid may be less than the total indebtedness due. Date: February 10, 1999. SONOMA CONVEYANCING CORPORATION, as said Trustee, by T.D. Service Company, as agent, **KAREN TALAFUS, ASSISTANT SECRETARY, T.D. SERVICE COMPANY**, 1750 F. FOURTH ST., SUITE 800, P.O. BOX 11988, SANTA ANA, CA 92711-1988 714/543-8372. We are assisting the Beneficiary to collect a debt and any information we obtain will be used for that purpose whether received orally or in writing. If available, the expected opening bid may be obtained by calling the following telephone number(s) on the day before the sale: 714/480-5690, TAC 456124, PUB 2/16/99 2/23/99, 3/02/99.

NOTICE OF TRUSTEE'S SALE TS No. 1998911800149 Loan No. 6218296 FHAM/MI No. LHM446-2251805 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 01/13/1992 UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY. IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 02/16/1999 at 10:00 AM, Lonestar Mortgage Services, L.L.C., as duly appointed Trustee under and pursuant to Deed of Trust recorded 01/21/1992, as Instrument No. 1992-0031725, in book - page - of Official Records in the office of the County Recorder of San Diego County, State of California, Executed by Yvonne G. Adams, a single woman and Robert R. Gomez, a single man will sell at public auction to highest bidder for cash or cashier's check (payable at time of sale in lawful money of the United States) at the South entrance to the County Courthouse, 220 West Broadway, San Diego, CA (Note: Cashier's check(s) must be made payable to Lonestar Mortgage Services, L.L.C. all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State described as: As more fully described in the above mentioned Deed of Trust APN# 579-385-03. The street address and other common designation, if any, of the real property described above is purported to be: 1119 BUENA VISTA, SPRING VALLEY, CA 91977. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$130,493.42. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. Date: 02/06/99, Lonestar Mortgage Services, L.L.C., as Trustee, **BRUCE COCKLIN**, Authorized Signature, FOR TRUSTEE'S SALE INFORMATION PLEASE CALL (916) 974-6099, 15000 Surveyor Boulevard, Suite 250, Addition, Texas 75001, LONESTAR MORTGAGE SERVICES, L.L.C. IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. NPP0057890, 02/09/99, 02/16/99, 02/23/99

TS No.: 19989077401420 Loan No.: 0109531848 FHAM/MI No. NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 12/15/92, UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY. IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On March 2, 1999 at 10:00 AM, Lonestar Mortgage Services, L.L.C., as duly appointed Trustee under and pursuant to Deed of Trust recorded 12/31/92, as Instrument No. 1992-0848956, in book - page - of Official Records in the office of the County Recorder of SAN DIEGO County, State of California, Executed by ANTHONY R. KNAPP, AND NORMA KNAPP, HUSBAND AND WIFE AS JOINT TENANTS WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH OR CASHIER'S CHECK (payable at time of sale in lawful money of the United States) AT THE SOUTH ENTRANCE TO THE COUNTY COURTHOUSE AT 220 WEST BROADWAY, SAN DIEGO, CA. (NOTE: CASHIER'S CHECK(S) MUST BE MADE PAYABLE TO LONESTAR MORTGAGE SERVICES, L.L.C. all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State described as: As more fully described in the above mentioned Deed of Trust APN# 579-385-03. The street address and other common designation, if any, of the real property described above is purported to be: 1119 BUENA VISTA, SPRING VALLEY, CA 91977. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$130,493.42. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. Date: 02/06/99, Lonestar Mortgage Services, L.L.C., as Trustee, **BRUCE COCKLIN**, Authorized Signature, FOR TRUSTEE'S SALE INFORMATION PLEASE CALL (916) 974-6099, 15000 Surveyor Boulevard, Suite 250, Addition, Texas 75001, LONESTAR MORTGAGE SERVICES, L.L.C. IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. NPP0057890, 02/09/99, 02/16/99, 02/23/99

TS No.: 19989073502459 Loan No.: 1907042303 FHAM/MI No. 3006900 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 08/31/95, UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY. IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On March 2, 1999 at 10:00 AM, Lonestar Mortgage Services, L.L.C., as duly appointed Trustee under and pursuant to Deed of Trust recorded 09/07/95, as Instrument No. 1995-0399195, in book - page - of Official Records in the office of the County Recorder of SAN DIEGO County, State of California, Executed by JAMES L. SCHADLER, AN UNMARRIED MAN WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH OR CASHIER'S CHECK (payable at time of sale in lawful money of the United States) AT THE SOUTH ENTRANCE TO THE COUNTY COURTHOUSE AT 220 WEST BROADWAY, SAN DIEGO, CA. (NOTE: CASHIER'S CHECK(S) MUST BE MADE PAYABLE TO LONESTAR MORTGAGE SERVICES, L.L.C. all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State described as: As more fully described in the above mentioned Deed of Trust APN# 504-193-25. The street address and other common designation, if any, of the real property described above is purported to be: 9011 LEMON STREET, SPRING VALLEY, CA 91977. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$102,170.64. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. Date: 02/05/99, Lonestar Mortgage Services, L.L.C., as Trustee, **BRUCE COCKLIN**, Authorized Signature, FOR TRUSTEE'S SALE INFORMATION PLEASE CALL (916) 974-6099, 15000 Surveyor Boulevard, Suite 250, Addition, Texas 75001, LONESTAR MORTGAGE SERVICES, L.L.C. IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. NPP0057763, 02/09/99, 02/16/99, 02/23/99

Daycare *Continued from Page 1*

parents might want rated are the number and type of toys available for children, whether or not the toys and activities are age-appropriate, how child care operators interact with the children in their care, and the educational or professional background of the child care provider. With a rating system, a quick and easy-to-understand measure of these quality-of-care indicators will be readily available.

Create a parental education plan

Child care is an extension of the family, so it's important for parents to be able to make good choices in placing their children in the safest and best child care setting. For parents to feel comfortable, they must be provided with a battery of information to help them make informed decisions.

By creating an aggressive parental education plan to include crucial information readily available to parents, they will be able to make well informed decisions on the placement of their children. Oliver Smith's mother testified before the Board of Supervisors that had she been aware of the complaints against the family child care home, she would not have placed Oliver there in the first place. Oliver might be alive today.

Not only should parents be aware that they have the right to information about complaints against a child care operator, they should also know that there is already a great deal of information already available on a variety of topics related to child care. Topics; such as what to look for in a home, types of behavior to look for in their children, and what to do if they are concerned; are covered in a variety of resource publications. Unfortunately, too many parents don't know that the information is available and that they have access to it.

There are never any guarantees, but changes must be made to assure parents, as much as possible, their children are safe when they are at work. The Board of Supervisors has repeatedly placed a high priority on this county's children. Hopefully, with these initiatives, we can prevent future tragedies.

Experts offer tax preparation tips

As the tax deadline draws near, here are some items to keep in mind:

- **Act your age.** When you're 59 1/2, you can withdraw IRA money without a penalty. At 65, your standard deduction increases.

Before you start drawing your social security, be sure to let your accountant know your plans. There are earned income limitations that may affect your benefits, so this change should be carefully planned for ahead of time.

- **Help around the house.** An employer must

give each household employee a W-2 form in January and send that W-2 to the Social Security Administration. There may be payroll taxes due with your personal federal income tax return as well.

There are state compliance rules, too, such as filing payroll forms each quarter, along with payment for the tax.

- **Are you a volunteer?** Did you help out at the church bake sale this year or travel out of state to help out in another community? Volunteer expenses, including a mileage allowance, can be

Low-cost appraisal event set by La Mesa experts

The first of a series of fine arts appraisal events is scheduled for Friday, Saturday and Sunday evening at Collectors Village, 8250 La Mesa Blvd. in downtown La Mesa.

Appraisals will be free to people over age 65. Others will be charged \$15 for the first item they want appraised and \$10 for the second.

"Appraisal nights are an important part of our goal to provide collectors with the most fascinating and enjoyable atmosphere in which to buy and sell the objects they love," said Village owner John A. Taylor. "Our first noted guest is fine art appraiser Ms. Ede Grimm."

The showroom will be open until 8 p.m. Friday, with the appraisals beginning at 4 p.m. On Saturday, appraisals will begin at 10 a.m. and continue until 2 p.m. On Sunday, appraisals will be from noon until 3 p.m.

Guest appraiser Grimm owns an antiques business in Coronado and has been active in appraising and es-

tate brokering. She has sold paintings by many California artists and has been nominated for membership to the American Society of Appraisers.

Her fascination for paintings, pottery and furniture began at an early age. She and her husband lived in Europe in the 1950s and they traveled in Italy, Switzerland, France and Malta.

More than 100 dealers will be on hand to deliver fascinating antiques, collectibles, high-quality country style decorative items, artwork and crafts, Taylor said.

The Village's Irish tea-room's free cup of tea will add a touch of comfort and hospitality.

Taylor and his team realize that the growing appeal of the real village of downtown La Mesa and his new showroom are closely linked. Visitors are encouraged to take the time to visit downtown La Mesa.

"Downtown La Mesa is one of the most appealing small town main streets to be found anywhere," Taylor said. "Here are four blocks of other antiques and collectibles stores, gift shops, specialty merchants, coffee houses, and a wide variety of restaurants. We love the spirit of La Mesa."

East County businesses
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Staying alive



Agnes Verrett and Ildiko Kelemen celebrate the sixth anniversary of the Rodeo Bar & Grill with well-wishers. The two sisters opened the western-style steakhouse at the same location their parents operated the Gypsy Cellar 10 years. They dropped the ethnic cuisine in favor of Lakeside's western heritage and the venue's proximity to the Rodeo Grounds. The hiring of chef Brian Baker (top right), who specializes in ribs, chicken and beef, put the final touches on the enterprise. Gradual expansion brought karaoke on Thursdays and live entertainment on Saturdays, including interactive dinner theater, which made its East County debut last April.

Photo by Greg Eichelberger



Joan Reams and Cookie Ringhand
REALTOR

Call us if you'd like to know more about available properties

CREST

Two bedroom, one bath
1,000 sq. ft. large bedrooms, lg. & sunny inside. Knotty pine family rm has fireplace, fruit trees.
SOLD
\$142,500

SAN DIEGO

Two bedroom, one bath
compl. fenced lot yd., freshly painted, big rms., lg. sunny eat-in kitchen, carport.
SOLD
only \$95,000

LEMON GROVE

Four bedroom, two bath
1,215 sq. ft. double lot family home on quiet street, eat-in kitchen, cov'd patio, real basement, 1-car garage.
SOLD
\$135,000

Around Town

Dale Kolins, former owner and principal designer of DMK

Interiors, has joined the design team of **Ethan Allen Home Interiors**, located at 8185 Fletcher Parkway in La Mesa.

Kolins has been an interior designer in the San Diego area for more than 10 years. Her designs have won national awards and recognition.

She attended the Design Institute of San Diego and graduated with a bachelor of fine arts degree in interior design.

A professional member of the American Society of Interior Designers, Kolins is an active member of the local chapter. She is currently serving on the board of directors in the capacity of treasurer ...

Out of town with a family emergency and have to miss

a big meeting? Not anymore.

Last week **Dave Ray of RCR Financial Consultants** faced that exact problem. He was in Massachusetts to help his grandmother during a knee operation, and would miss his weekly Saturday morning "Mind Masters" brainstorming session, which he attends religiously.

Some quick thinking led to the idea of calling in to the meeting and being placed on the speaker phone. That way he could hear them and they could hear him.

He coordinated with **Barbara Eldridge**, the Mind Masters moderator, prior to the meeting and arranged to be called in Massachusetts just as the meeting was starting. With even a basic speaker phone, the sound was clear enough to hear most everything in the meeting.

The open discussion format made it tough to hear one or two people at the far end of the table, but overall it was worthwhile. Ray said that the topic of the week was extremely important for him. To miss it would have been a big loss.

RCR Financial already makes daily use of fax/modems, e-mail and conference calls with its clients, but this is the first time they have used a conference call for a Mind Masters meeting. The ease of just making a phone call in order to be included in the meeting was another great benefit of modern technology. Ray said that this was the first time, but probably not the last ...

